

IT IS HEREBY ADJUDGED
and DECREED this is SO
ORDERED.

The party obtaining this order is responsible for
noticing it pursuant to Local Rule 9022-1.

Dated: February 19, 2010



TIFFANY & BOSCO
P.A.

**2525 EAST CAMELBACK ROAD
SUITE 300**

PHOENIX, ARIZONA 85016

TELEPHONE: (602) 255-6000

FACSIMILE: (602) 255-0192

Randolph J. Haines

**RANDOLPH J. HAINES
U.S. Bankruptcy Judge**

Mark S. Bosco
State Bar No. 010167
Leonard J. McDonald
State Bar No. 014228
Attorneys for Movant

10-00940 [REDACTED]

**IN THE UNITED STATES BANKRUPTCY COURT
FOR THE DISTRICT OF ARIZONA**

IN RE:

Michael R. Calvert and Julie E. Calvert
Debtors.

Wells Fargo Bank, N.A.
Movant,

vs.

Michael R. Calvert and Julie E. Calvert, Debtors,
Constantino Flores, Trustee.

Respondents.

No. 2:10-bk-00186-RJH

Chapter 7

ORDER

(Related to Docket #11)

Movant's Motion for Relief from the Automatic Stay and Notice along with the form of proposed Order Lifting Stay, having been duly served upon Respondents, Respondents' counsel and Trustee, if any, and no objection having been received, and good cause appearing therefore,

IT IS HEREBY ORDERED that all stays and injunctions, including the automatic stays imposed

1 by U.S. Bankruptcy Code 362(a) are hereby vacated as to Movant with respect to that certain real
2 property which is the subject of a Deed of Trust dated April 22, 2008 and recorded in the office of the
3 Maricopa County Recorder wherein Wells Fargo Bank, N.A. is the current beneficiary and Michael R.
4 Calvert and Julie E. Calvert have an interest in, further described as:

5 All that certain lot or parcel of land situate in the County of Maricopa, State of Arizona, and being
6 more particularly described as follows:

7 BEING KNOWN AND DESIGNATED as Lot 34, Veramonte Parcel 1, according to Book 688 of
8 Maps, Page 28, Records of Maricopa County, Arizona.

9 THE IMPROVEMENTS THEREON BEING KNOWN AS 14215 WEST DAHLIA DRIVE,
10 SURPRISE, AZ 85379.

11 BEING the same property conveyed by deed dated October 25, 2006 from Richmond American
12 Homes of Arizona, Inc. to Michael R. Calvert and Julie E. Calvert and recorded in the Office of
13 the Recorder of Deeds for Maricopa County on November 2, 2006 at Instrument #20061450973.

14 Lot 34, VERAMONTE PARCEL 1, according to Book 688 of Maps, Page 28, Records of
15 Maricopa County, Arizona;

16 EXCEPT all minerals, ores and metals of every kind of character and all coal, asphaltum, oil,
17 gases, fertilizers, fossils and other like substances in or under said land as reserved in Patent to
18 said land.

19 IT IS FURTHER ORDERED that Movant may contact the Debtor(s) by telephone or written
20 correspondence regarding a potential Forbearance Agreement, Loan Modification, Refinance
21 Agreement, or other Loan Workout/Loss Mitigation Agreement, and may enter into such agreement
22 with Debtors. However, Movant may not enforce, or threaten to enforce, any personal liability against
23 Debtors if Debtors' personal liability is discharged in this bankruptcy case.

24 IT IS FURTHER ORDERED that this Order shall remain in effect in any bankruptcy chapter
25 to which the Debtor may convert.

26 DATED this ____ day of _____, 2010.

JUDGE OF THE U.S. BANKRUPTCY COURT